

45-49 Bragaw Avenue A2A
Newark, NJ 07112
December 5, 1996

Mr. Gene Cosco
PO Box 542
Montvale, NJ 07645

Dear Mr. Cosco,

I moved into apartment 2A on June 2, 1996. On June 3, 1996, you showed up at the apartment, you did not knock but entered the apartment with your own key. You wanted to show it to the painter who was with you at the time the apartment, because "All the apartments are alike," and you wanted to paint the apartment upstairs but chose to enter my apartment instead. On that same evening when the Superintendent asked me if everything was okay, I told him about the drip in the sink, and tub he said the seep was broken and he had to ask you to buy another one. I waited, in the mean time the Realtor Mr. Edmonds stated if I have any problems to call him. I called him to remind him about the broken window and screens on all of my windows and to fix the leak in the bathroom. I mentioned to him these things I wanted corrected before I moved into the apartment. He said he will handle it, someone will fix these things in time I waited again. Also every other month I reminded the Superintendent of the problems. He said he will continue to ask you and I should call you also but he never gave me the number to call.

While I was waiting for the repairs I was notified by my neighbor that David Duncan entered my apartment when my Son or I were not there last summer. I asked Mr. Edmonds to inquire of the "emergency" as stated in my lease the only way anyone can enter my apartment without permission in advance. He said he will look into it for me but never gave me any answer why this has happened. On another occasion I suspected someone has been in my apartment uninvited and unannounced when I was not home but I can not prove it.

Last week when you entered my apartment you did not get permission in advance was it an emergency? When you knew the water went from a drip to a leak to where it continued to run constantly. I told the Superintendent that the only way it will be fixed is when the water bill comes, because I estimate gallons of water were wasted when this could have been prevented long before this. I have informed everyone I was supposed to already. If you have a Superintendent to handle on site problems that's whom I speak to. I do not feel I should track down everyone that might have an interest in your properties when I need something fixed in my apartment.

When I accepted this apartment I was reassured of its safety; I no longer feel safe for son and myself. I feel violated when I know you have a key to my apartment and have been there without permission, David Duncan has a key and has also entered my apartment without permission, the Realtor has a key, and also the Superintendent has a key. Please correct these problems soon because I fear the Safety of My Child and Myself.

Also when will you replace the broken window and put screens on all of my windows.

Sincerely,

Michelle D. Cooper

cc: The Greater Newark HUD
Tenants Correlation